

**TAX INCREMENT REINVESTMENT ZONE NUMBER FOUR
CITY OF FORT WORTH, TEXAS
(Southside TIF)
BOARD OF DIRECTORS MEETING**

December 6, 2017

2:00pm

**City Council Conference Room, City Hall, Room 290
200 Texas Street, Fort Worth, TX 76102**

Board Members

Ms. Ann Zadeh, Chair

Ms. Kelly Allen Gray
Mr. Roy C. Brooks
Ms. Linda Christie

Mr. Mark McClendon
Mr. Early Davis
Mr. Scott Rule

Ms. Ashley Paz
Mr. Steve Townsend

Administrator – Paul Paine, Fort Worth South, Inc
Staff Liaison – Mr. Jesus “Jay” Chapa, Assistant City Manager

I. CALL TO ORDER

II. ACTION ITEMS

- A. Approval of October 11, 2017 Meeting Minutes
- B. Discussion and Consideration of a Resolution Approving the Fiscal Year 2018 Southside TIF 4 Budget (Paul Paine, TIF Administrator)
- C. Discussion and Consideration of a Resolution to Approve an Amendment to TIF Development Agreement with 117 St. Louis, LLC to Extend the Completion Deadline to April 30, 2018 for Public Improvements Associated with an Adaptive Re-use Mixed-Use Project for Apartments and Commercial Space to be Located at 202 St. Louis Avenue and a Surface Parking Lot located at 117 St. Louis Avenue, Smith-Jones & Daggett Addition, Blk: 1, Lot 13-17 and Blk: 3, Lot 4-8, (Paul Paine, TIF Administrator)
- D. Discussion and Consideration of a Resolution to Approve Amendment Number 2 to TIF Development Agreement with Fort Worth South, Inc. to Increase Funding by \$227,780 (for a Total Amount of \$2,227,780) for South Main 100% Design, Final Engineering, and Construction of utility improvements, road construction, and pedestrian improvements associated with South Main Street between W. Vickery Blvd. and W. Magnolia Ave. (Paul Paine, TIF Administrator)
- E. Discussion and Consideration of a Resolution to Approve TIF Development Agreement with Near Southside, Inc. for Street, Streetscape, and Public Area Maintenance for Near Southside Streets and Streetscapes located within the TIF#4 Boundary (Paul Paine, TIF Administrator)
- F. Discussion and Consideration of a Resolution to Approve TIF Development Agreement with KCPFII Bryan, LLC for public improvements associated with the revitalization of five buildings for mixed-use office, retail, and restaurant space located on Daggett Hillside Addition Block 1, Lots 3, 4, 5A, 5B, 6A, 6B, 7, 8, 9, 10, 12 (Paul Paine, TIF Administrator)

III. BRIEFINGS – None

IV. EXECUTIVE SESSION

The Tax Increment Reinvestment Zone Number Four Board of Directors will conduct a closed meeting to:

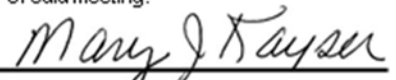
- A. Seek the advice of its attorneys concerning legal issues related to any current agenda items that are exempt from public disclosure under Article X, Section 9 of the Texas State Bar Rules, as authorized by Section 551.071 of the Texas Government Code; and
- B. Discuss the purchase, sale, lease, or value of real property, as authorized by Section 551.072 of the Texas Government Code, deliberation of which in an open meeting would have a detrimental effect on the position of the Board of Directors in negotiations with a third party; and
- C. Discuss or deliberate negotiations relating to any economic development negotiations, as authorized by Section 551.087 of the Texas Government Code.

V. CITIZEN PRESENTATIONS (3-minute limit per presentation)

VI. FUTURE AGENDA ITEMS

VII. ADJOURN

I, the undersigned authority do hereby certify that this Notice of Meeting was posted on the City of Fort Worth official website and official bulletin board, places convenient and readily accessible to the general public at all times and said Notice was posted on the following date and time **Friday, December 01, 2017 at 5:00 p.m.** and remained so posted continuously for at least 72 hours preceding the scheduled time of said meeting.



City Secretary for the City of Fort Worth, Texas

ASSISTANCE AT THE PUBLIC MEETING

The Fort Worth City Hall and City Council Conference Room are wheelchair accessible. Persons with disabilities who plan to attend this meeting and who may need accommodations, auxiliary aids, or services such as interpreters, readers, or large print are requested to contact the City's ADA Coordinator at (817) 392-8552 or e-mail ADA@FortWorthTexas.gov at least 48 hours prior to the meeting so that appropriate arrangements can be made. If the City does not receive notification at least 48 hours prior to the meeting, the City will make a reasonable attempt to provide the necessary accommodations at least two working days prior to the meeting so that appropriate arrangements can be made.